



Entered on Docket
December 22, 2009

Hon. Bruce A. Markell
United States Bankruptcy Judge

WILDE & ASSOCIATES

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U.S. Bank, N.A., it's Successors and/or Assigns
09-72386

UNITED STATES BANKRUPTCY COURT
DISTRICT OF NEVADA

In Re:

Alma J. Rivera-Mena

Debtor.

BK-09-14946-bam

Date: 12/1/09
Time: 1:30pm

Chapter 13

1 **ORDER VACATING AUTOMATIC STAY**

2 IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the Automatic Stay in the
3 above-entitled bankruptcy proceedings is immediately vacated and extinguished for all purposes as to
4 Secured Creditor U.S. Bank, N.A., its Successors and/or Assigns, its assignees and/or successors in
5 interest, of the subject property, generally described as 9 N. Arlington St., Las Vegas, NV 89110, and
6 legally described as follows:

8 IT IS FURTHER ORDERED, ADJUDGED and DECREED that the Secured Creditor shall give
9 Debtor at least five business days' notice of the time, place and date of sale.

11 IT IS FURTHER ORDERED, ADJUDGED, AND DECREED that Secured Creditor hereby
12 withdraws its secured Proof of Claim filed in this matter. The Secured Creditor shall notify the Trustee of
13 the completion of the foreclosure sale. If applicable, Secured Creditor may thereafter amend its secured
14 Proof of Claim to an unsecured Proof of Claim no later than forty-five (45) days after the foreclosure sale.

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1 IT IS FURTHER ORDERED that in the event a Notice of Default has been recorded against this
2 particular property there can be no sale for sixty (60) days, allowing the Debtor(s) to submit a copy of
3 this Order to the State of Nevada, Foreclosure Mediation Program, and the Order will be construed as an
4 agreement between the Secured Creditor and Debtor(s) that they have voluntarily agreed to a mediation
5 under the Nevada State Foreclosure Mediation Program pursuant to Rule 6 of said program. The
6 necessary information can be accessed at <http://www.nevadajudiciary.us/>.

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8 DATED this ____ day of _____, 2009.

9 Submitted by:

10 **WILDE & ASSOCIATES**

11 By: s/Gregory L. Wilde, Esq

12 **Gregory L. Wilde, Esq.**
Attorney for Secured Creditor
13 208 South Jones Boulevard
Las Vegas, Nevada 89107

14 APPROVED / DISAPPROVED

15 By: _____
16 Attorney for Debtor(s)

18 APPROVED / DISAPPROVED

19 By: _____
20 Rick A. Yarnall
21 701 Bridger Avenue #820
Las Vegas, NV 89101
Chapter 13 Trustee

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1 ALTERNATIVE METHOD RE: LOCAL RULE 9021:

2 In accordance with Local Rule 9021, the undersigned counsel certifies as follows (check one):

3 The court waived the requirements of LR 9021.4 No parties appeared or filed written objections, and there is no trustee appointed in the case.5 I have delivered a copy of this proposed order to all counsel who appeared at the hearing, any
unrepresented parties who appeared at the hearing, and any trustee appointed in this case,
and each has approved or disapproved the order, or failed to respond, as indicated below
(list each party and whether the party has approved, disapproved, or failed to respond to the
document):

7 (List Parties)

8 Debtor's counsel:

9 approved the form of this order disapproved the form of this order10 waived the right to review the order and/or failed to respond to the document11 appeared at the hearing, waived the right to review the order12 matter unopposed, did not appear at the hearing, waived the right to review the order

13 Trustee:

14 approved the form of this order disapproved the form of this order15 waived the right to review the order and/or failed to respond to the document

16 Other Party: _____

17 approved the form of this order disapproved the form of this order18 waived the right to review the order and/or failed to respond to the document

19 Breach Order:

20 This is an Order Vacating the Stay after the Failure to cure a Declaration of Breach. Copies of
this proposed order were transmitted to Debtor's counsel and appointed trustee to which
they have not replied

24 Submitted by:

25 /s/ Gregory L. Wilde, Esq.

26 Gregory L. Wilde, Esq.

Attorney for Secured Creditor